

**IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE EASTERN DISTRICT OF PENNSYLVANIA**

IN RE: Emily Ortiz-Ortiz aka Emily Ortiz Ortiz aka  
Emily Ortiz  
Debtor(s)

U.S BANK NATIONAL ASSOCIATION (TRUSTEE  
FOR THE PENNSYLVANIA HOUSING FINANCE  
AGENCY)

Movant

vs.

Emily Ortiz-Ortiz aka Emily Ortiz Ortiz aka Emily Ortiz  
Debtor(s)

William C. Miller Esq.

Trustee

CHAPTER 13

NO. 15-15595 MDC

11 U.S.C. Sections 362 and 1301

**ORDER**

AND NOW, this 9th day of June, 2020 at Philadelphia, upon failure of Debtor(s) and the Trustee to file and Answer or otherwise plead, it is:

ORDERED THAT: The Motion for Relief from the Automatic Stay of all proceedings is granted and the Automatic Stay of all proceeding, as provided under Section 362 of the Bankruptcy Abuse Prevention and Consumer Protection Act of 2005 (The Code), 11 U.S.C. Section 362, is modified with respect to the subject premises located at 618 East Wyoming Avenue, Philadelphia, PA 19120 ("Property"), so as to allow Movant, its successors or assignees, to proceed with its rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff's Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure.



Magdalene D. Coleman  
Chief U.S. Bankruptcy Judge.

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